

# \$65,000 - 90a 810 56 Street, Edson

MLS® #A2189527

## \$65,000

2 Bedroom, 1.00 Bathroom, 960 sqft

Mobile on 0.00 Acres

Edson, Edson, Alberta

The perfect starter home, retirement home, or investment property! This modern and bright home has been beautifully renovated and is situated on a private fenced yard backing onto a green space that features a solid 3 tiered deck plus 2 storage sheds. Plenty of parking out front where you can comfortably fit 4 vehicles. Some of the many upgrades include new furnace and siding in 2006, metal roof 2008, and all new doors and windows (except front window) within the past 10 years. Home boasts newer counters, cabinets, flooring, and lighting throughout. Gazebo is negotiable and seller is motivated. Lot fee is \$635.00 per month includes garage, sewer, water, and snow removal. Quick possession available. Don't miss your chance to own this amazing affordable home in Sunset Mobile Estates!

Built in 1984

## Essential Information

|                |          |
|----------------|----------|
| MLS® #         | A2189527 |
| Price          | \$65,000 |
| Bedrooms       | 2        |
| Bathrooms      | 1.00     |
| Full Baths     | 1        |
| Square Footage | 960      |
| Acres          | 0.00     |
| Year Built     | 1984     |
| Type           | Mobile   |



|          |                         |
|----------|-------------------------|
| Sub-Type | Mobile                  |
| Style    | Single Wide Mobile Home |
| Status   | Active                  |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 90a 810 56 Street |
| Subdivision | Edson             |
| City        | Edson             |
| County      | Yellowhead County |
| Province    | Alberta           |
| Postal Code | T7E 1P2           |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 4          |
| Parking        | Off Street |

### Interior

|            |   |
|------------|---|
| Appliances | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer |
| Heating    | Forced Air  |

### Exterior

|                 |                              |
|-----------------|------------------------------|
| Lot Description | Backs on to Park/Green Space |
| Roof            | Metal                        |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 22nd, 2025 |
| Days on Market | 101                |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | CENTURY 21 TWIN REALTY |
|----------------|------------------------|

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